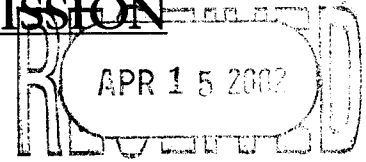


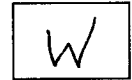
ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

ARIZONA CORPORATION
COMMISSION



Director of Utilities

ANNUAL REPORT MAILING LABEL – MAKE CHANGES AS NECESSARY



W-02369A
WALDEN MEADOWS COMMUNITY CO-OP
HC 68, BOX 701
KIRKLAND AZ 86332-0000

ANNUAL REPORT

FOR YEAR ENDING

12	31	2001
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FOR COMMISSION USE

ANN04	01
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Processed by:

4-17-02 cw

SCANNED

17 APR 2002

COMPANY INFORMATION

Company Name (Business Name) <u>WALDEN MEADOWS COMMUNITY CO-OP</u>			
Mailing Address <u>HC 68 Box 701</u>			
<u>KIRKLAND</u> (City)	<u>AZ</u> (State)	<u>86332</u> (Zip)	
<u>928-442-3473</u> Telephone No. (Include Area Code)		<u></u> Fax No. (Include Area Code)	<u></u> Pager/Cell No. (Include Area Code)
Email Address _____			
Local Office Mailing Address _____			
_____ (City)	_____ (State)	_____ (Zip)	
<u></u> Local Office Telephone No. (Include Area Code)		<u></u> Fax No. (Include Area Code)	<u></u> Pager/Cell No. (Include Area Code)
Email Address _____			

MANAGEMENT INFORMATION

Management Contact: <u>CHRIS CHANEY</u>			
<u>HC 68 Box 330</u> (Street)		<u>KIRKLAND</u> (City)	<u>PRESIDENT</u> (Title)
<u>928-442-9828</u> Telephone No. (Include Area Code)	<u></u> Fax No. (Include Area Code)	<u>AZ</u> (State)	<u>86332</u> (Zip)
Email Address _____			
On Site Manager: _____			
<u></u> (Name)			
_____ (Street)	_____ (City)	_____ (State)	_____ (Zip)
<u></u> Telephone No. (Include Area Code)		<u></u> Fax No. (Include Area Code)	<u></u> Pager/Cell No. (Include Area Code)
Email Address _____			

Statutory Agent: NONE

(Name)

(Street)

(City)

(State)

(Zip)

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

Attorney: NONE

(Name)

(Street)

(City)

(State)

(Zip)

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

OWNERSHIP INFORMATION

Check the following box that applies to your company:

☐ Sole Proprietor (S)

☐ C Corporation (C) (Other than Association/Co-op)

☐ Partnership (P)

☐ Subchapter S Corporation (Z)

☐ Bankruptcy (B)

☐ Association/Co op (A)

☐ Receivership (R)

☐ Limited Liability Company

☒ Other (Describe) NON-PROFIT

COUNTIES SERVED

Check the box below for the county/ies in which you are certificated to provide service:

☐ APACHE

☐ COCHISE

☐ COCONINO

☐ GILA

☐ GRAHAM

☐ GREENLEE

☐ LA PAZ

☐ MARICOPA

☐ MOHAVE

☐ NAVAJO

☐ PIMA

☐ PINAL

☐ SANTA CRUZ

☒ YAVAPAI

☐ YUMA

☐ STATEWIDE

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

UTILITY PLANT IN SERVICE

Acct. No.	DESCRIPTION	Original Cost (OC)	Accumulated Depreciation (AD)	O.C.L.D. (OC less AD)
301	Organization			
302	Franchises			
303	Land and Land Rights	7359		7359
304	Structures and Improvements	104,207	73971	30236
307	Wells and Springs	77,527	63308	14219
311	Pumping Equipment	86,347	58167	28181
320	Water Treatment Equipment			
330	Distribution Reservoirs and Standpipes	97800	90484	7316
331	Transmission and Distribution Mains	181,418	129759	51198
333	Services	20,826	4934	15992
334	Meters and Meter Installations	9594	6766	2829
335	Hydrants			
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment			
340	Office Furniture and Equipment	9617	9617	0
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment			
346	Communication Equipment	1236	1236	0
347	Miscellaneous Equipment			
348	Other Tangible Plant			
	TOTALS	595,931	438,242	157,330

This amount goes on the Balance Sheet Acct. No. 108

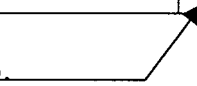
COMPANY NAME

WALDEN MEADOW COMMUNITY CO-OP

CALCULATION OF DEPRECIATION EXPENSE FOR CURRENT YEAR

Acct. No.	DESCRIPTION	Original Cost (1)	Depreciation Percentage (2) YEARS	Depreciation Expense (1x2)
301	Organization			
302	Franchises			
303	Land and Land Rights	7359	0	
304	Structures and Improvements	104,207	39	2672
307	Wells and Springs	77,527	30	2584
311	Pumping Equipment	86,348	20	4045
320	Water Treatment Equipment			
330	Distribution Reservoirs and Standpipes	97,800	20	4890
331	Transmission and Distribution Mains	181,418	30	5551
333	Services	20,826	10	773
334	Meters and Meter Installations	9594	10	948
335	Hydrants			
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment			
340	Office Furniture and Equipment	9617	5	845
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment			
346	Communication Equipment	1236	5	112
347	Miscellaneous Equipment			
348	Other Tangible Plant			
	TOTALS			

This amount goes on Comparative Statement of Income and Expense Acct. No. 403.



COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

BALANCE SHEET

Acct. No.		BALANCE AT BEGINNING OF YEAR	BALANCE AT END OF YEAR
	ASSETS		
	CURRENT AND ACCRUED ASSETS		
131	Cash	\$	\$
134	Working Funds	22 099	28 951
135	Temporary Cash Investments		
141	Customer Accounts Receivable	390	(308)
146	Notes/Receivables from Associated Companies		
151	Plant Material and Supplies	2 783	2 783
162	Prepayments		
174	Miscellaneous Current and Accrued Assets		
	TOTAL CURRENT AND ACCRUED ASSETS	\$ 25 272	\$ 31 426
	FIXED ASSETS		
101	Utility Plant in Service	\$ 595 931	\$ 595 931
103	Property Held for Future Use		
105	Construction Work in Progress		
108	Accumulated Depreciation – Utility Plant	(416 285)	(438 242)
121	Non-Utility Property		
122	Accumulated Depreciation – Non Utility		
	TOTAL FIXED ASSETS	\$ 179 646	\$ 157 330
	TOTAL ASSETS	\$ 204 918	\$ 346 445

NOTE: The Assets on this page should be equal to **Total Liabilities and Capital** on the following page.

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

BALANCE SHEET (CONTINUED)

Acct. No.		BALANCE AT BEGINNING OF YEAR	BALANCE AT END OF YEAR
	LIABILITIES		
	CURRENT LIABILITIES		
231	Accounts Payable	\$	\$
232	Notes Payable (Current Portion)		
234	Notes/Accounts Payable to Associated Companies		
235	Customer Deposits	2759	2884
236	Accrued Taxes	1551	(237)
237	Accrued Interest		
241	Miscellaneous Current and Accrued Liabilities		
	TOTAL CURRENT LIABILITIES	\$ 4310	\$ 2647
	LONG-TERM DEBT (Over 12 Months)		
224	Long-Term Notes and Bonds	\$ 72,126	\$ 74,211
	DEFERRED CREDITS		
251	Unamortized Premium on Debt	\$	\$
252	Advances in Aid of Construction	11,157	12,292
255	Accumulated Deferred Investment Tax Credits		
271	Contributions in Aid of Construction	529	529
272	Less: Amortization of Contributions		
281	Accumulated Deferred Income Tax		
	TOTAL DEFERRED CREDITS	\$ 11,686	\$ 12,821
	TOTAL LIABILITIES	\$ 88,122	\$ 89,679
	CAPITAL ACCOUNTS		
201	Common Stock Issued	\$	\$
211	Paid in Capital in Excess of Par Value	246,978	110,590
215	Retained Earnings	(127,420)	7501
218	Proprietary Capital (Sole Props and Partnerships)		
	TOTAL CAPITAL	\$ 119,558	\$ 118,091
	TOTAL LIABILITIES AND CAPITAL	\$ 284,116	\$ 207,770

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

COMPARATIVE STATEMENT OF INCOME AND EXPENSE

Acct. No.	OPERATING REVENUES	PRIOR YEAR	CURRENT YEAR
461	Metered Water Revenue	\$ 103,659	\$ 105,394
460	Unmetered Water Revenue		
474	Other Water Revenues	2605	1727
	TOTAL REVENUES	\$ 106,264	\$ 107,121
	OPERATING EXPENSES		
601	Salaries and Wages	\$ 21,882	\$ 26,244
610	Purchased Water		
615	Purchased Power	16,726	17,863
618	Chemicals		
620	Repairs and Maintenance	5268	2339
621	Office Supplies and Expense	6217	5379
630	Outside Services	5067	5141
635	Water Testing	1288	1884
641	Rents		
650	Transportation Expenses	4654	1474
657	Insurance – General Liability	6499	8363
659	Insurance - Health and Life		
666	Regulatory Commission Expense – Rate Case		
675	Miscellaneous Expense	16,739	31,516
403	Depreciation Expense	24,012	22,419
408	Taxes Other Than Income	2262	2518
408.11	Property Taxes	4693	4466
409	Income Tax		
	TOTAL OPERATING EXPENSES	\$ 115,307	\$ 129,606
	OTHER INCOME/EXPENSE		
419	Interest and Dividend Income	\$ 346	\$ 279
421	Non-Utility Income		
426	Miscellaneous Non-Utility Expenses		
427	Interest Expense	(3883)	(3834)
	TOTAL OTHER INCOME/EXP	\$ (3537)	\$ (3555)
	NET INCOME/(LOSS)	\$ (12,580)	\$ (26,040)

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

SUPPLEMENTAL FINANCIAL DATA
Long-Term Debt

	LOAN #1	LOAN #2	LOAN #3	LOAN #4
Date Issued	1981			
Source of Loan	WATER PLANT			
ACC Decision No.				
Reason for Loan				
Dollar Amount Issued	\$ 105,000	\$	\$	\$
Amount Outstanding	\$ 73,699	\$	\$	\$
Date of Maturity	10/14/2021			
Interest Rate	5%			
Current Year Interest	\$	\$	\$	\$
Current Year Principle	\$	\$	\$	\$

Meter Deposit Balance at Test Year End \$ _____

Meter Deposits Refunded During the Test Year \$ _____

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

WATER COMPANY PLANT DESCRIPTION

WELLS

ADWR ID Number	Pump Horsepower	Pump Yield (Gpm)	Casing Size (inches)	Meter Size (inches)
502258	40	85		

OTHER WATER SOURCES

Name or Description	Capacity (gpm)	Gallons Purchased or Obtained (in thousands)
NONE		

TOTAL GALLONS PUMPED (NOT SOLD) THIS YEAR (thous.) = 296,014

BOOSTER PUMPS		FIRE HYDRANTS	
Horsepower	Quantity	Quantity Standard	Quantity Other
15	4	8	
5	2		

STORAGE TANKS		PRESSURE TANKS	
Capacity	Quantity	Capacity	Quantity
100,000	1	120	3
30,000	1		
175,000	1		

STATISTICAL INFORMATION

Total number of customers 235

Total number of gallons sold 1,351,068 gallons

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

YEAR ENDING 12/31/2001

INCOME TAXES

For this reporting period, provide the following:

Federal Taxable Income Reported _____

Estimated or Actual Federal Tax Liability _____

State Taxable Income Reported _____

Estimated or Actual State Tax Liability _____

Amount of Grossed-Up Contributions/Advances:

Amount of Contributions/Advances _____

Amount of Gross-Up Tax Collected _____

Total Grossed-Up Contributions/Advances _____

Decision No. 55774 states, in part, that the utility will refund any excess gross-up funds collected at the close of the tax year when tax returns are completed. Pursuant to this Decision, if gross-up tax refunds are due to any Payer or if any gross-up tax refunds have already been made, attach the following information by Payer: name and amount of contribution/advance, the amount of gross-up tax collected, the amount of refund due to each Payer, and the date the Utility expects to make or has made the refund to the Payer.

CERTIFICATION

The undersigned hereby certifies that the Utility has refunded to Payers all gross-up tax refunds reported in the prior year's annual report. This certification is to be signed by the President or Chief Executive Officer, if a corporation; the managing general partner, if a partnership; the managing member, if a limited liability company or the sole proprietor, if a sole proprietorship.


SIGNATURE4-10-02
DATE
PRINTED NAMEPRES
TITLE

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-0 YEAR ENDING 12/31/2001

**WATER AND SEWER
UTILITIES ONLY**

PROPERTY TAXES

Indicate the amount of actual property taxes paid during this reporting period (Calendar Year 2001)

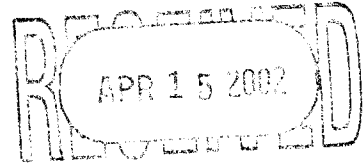
\$ 4465.56

Attach to this annual report proof (e.g. property tax bills stamped "paid in full" or copies of cancelled Checks for property tax payments) of any and all property taxes paid during the calendar year.

If no property taxes paid, explain reasons below:

**VERIFICATION
AND
SWORN STATEMENT
Intrastate Revenues Only**

ARIZONA CORPORATION
COMMISSION



VERIFICATION

STATE OF ARIZONA

I, THE UNDERSIGNED

OF THE

COUNTY OF (COUNTY NAME)	<u>YAVAPAI</u>
NAME (OWNER OR OFFICIAL) TITLE	<u>CHRIS CHANEY PRES.</u>
COMPANY NAME	<u>WALDEN MEADOWS COMMUNITY CO-OP</u>

DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION

FOR THE YEAR ENDING

MONTH	DAY	YEAR
<u>12</u>	<u>31</u>	<u>2001</u>

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SWORN STATEMENT

IN ACCORDANCE WITH THE REQUIREMENT OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS DURING CALENDAR YEAR 2001 WAS:

Arizona IntraState Gross Operating Revenues Only (\$)

\$ 106,615

**(THE AMOUNT IN BOX ABOVE
INCLUDES \$
IN SALES TAXES BILLED, OR COLLECTED**

****REVENUE REPORTED ON THIS PAGE MUST
INCLUDE SALES TAXES BILLED OR
COLLECTED. IF FOR ANY OTHER REASON,
THE REVENUE REPORTED ABOVE DOES NOT
AGREE WITH TOTAL OPERATING REVENUES
ELSEWHERE REPORTED, ATTACH THOSE
STATEMENTS THAT RECONCILE THE
DIFFERENCE. (EXPLAIN IN DETAIL)**

Chris Chaney
SIGNATURE OF OWNER OR OFFICIAL

TELEPHONE NUMBER _____

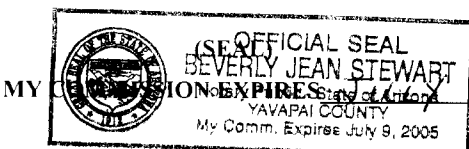
SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC IN AND FOR THE COUNTY OF

THIS 10TH DAY OF

COUNTY NAME	<u>YAVAPAI</u>	
MONTH	<u>APRIL</u>	<u>2002</u>

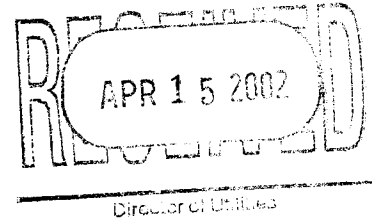
Beverly Jean Stewart
SIGNATURE OF NOTARY PUBLIC



9-2005

**VERIFICATION
AND
SWORN STATEMENT
RESIDENTIAL REVENUE
INTRASTATE REVENUES ONLY**

ARIZONA CORPORATION
COMMISSION



VERIFICATION

STATE OF ARIZONA

I, THE UNDERSIGNED

OF THE

(COUNTY NAME) <u>YAVAPAI</u>	
NAME (OWNER OR OFFICIAL) <u>CHRIS CHANEY</u>	TITLE <u>PRES</u>
COMPANY NAME <u>WALDEN MEADOWS COMMUNITY CO-OP</u>	

DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION

FOR THE YEAR ENDING

MONTH	DAY	YEAR
<u>12</u>	<u>31</u>	<u>2001</u>

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SWORN STATEMENT

IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401.01, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS RECEIVED FROM RESIDENTIAL CUSTOMERS DURING CALENDAR YEAR 2001 WAS:

ARIZONA INTRASTATE GROSS OPERATING REVENUES

\$ 106,615

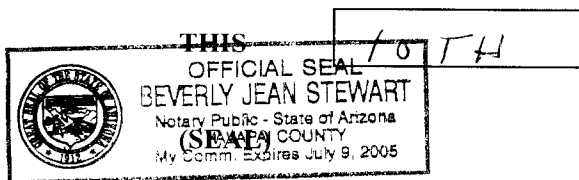
(THE AMOUNT IN BOX AT LEFT
INCLUDES \$ _____
IN SALES TAXES BILLED, OR COLLECTED

*RESIDENTIAL REVENUE REPORTED ON THIS PAGE
MUST INCLUDE SALES TAXES BILLED.

X Chris Chaney
SIGNATURE OF OWNER OR OFFICIAL

SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC IN AND FOR THE COUNTY OF



THIS 10TH

DAY OF

NOTARY PUBLIC NAME <u>BEVERLY JEAN STEWART</u>	
COUNTY NAME <u>YAVAPAI</u>	
MONTH <u>APRIL</u>	YEAR <u>2002</u>

MY COMMISSION EXPIRES

X Beverly Jean Stewart
SIGNATURE OF NOTARY PUBLIC

7-9-2005

1133

WALDEN MEADOWS COMMUNITY COOP

HQ 68 BOX 701 928-442-3473
KIRKLAND, AZ 86332-9611DATE Oct. 24, 200191-504/1221
33PAY
TO THE
ORDER OF

Ross D. Jacobs, County Treasurer \$ 2,654.32

Two thousand six hundred fifty-four and ³²/₁₀₀ 1-1-1-2 DOLLARS @ TIME

3901000046

STOCKMENS
BANKYarnell Branch 22555 Broadway Road
Yarnell, AZ 85362

FOR #130610, Parcel #957-22-340 4

Marjorie Jeff

Christina

⑈001133⑈ ⑆122105045⑆ 3901000046⑈

100001

0051000011

2540501221

10292021 PAYPAL CREDIT TO PAYEE'S ACCT

11955 0043 ENDORSEMENT GUARANTEED

20658264 BANK ONE, PHOENIX, AZ

1221-00024

4 OT 01 29

122100024

BANK ONE, ARIZONA, P.A.

PHOENIX, ARIZONA

To: Carmin Madrid

FAX 602 542 2129

Phone 602 542 0848

2276

WALDEN MEADOWS COMMUNITY CO-OP

HC BOX 701 520-442-3479
KIRKLAND, AZ 85332

91-50-7121

PAY
TO THE
ORDER OF

DATE

4/25/01

\$ 1,811.21

DOLLARS 1811.21



Community First

National Bank
22545 Broadway
Yuma AZ 85002

Christine Chaney

OR 4/23/01 11:57-72-3404

002276 11221056471 8220255023 00001811.21

280002946 9501 9501 00 05-04-01

05032001 YAVAPAI CREDIT TO PAYEE'S ACCT
41701 0009 ENDORSEMENT GUARANTEED

20658264 BANK ONE, PHOENIX, AZ
1221-00024

MY DT 03

100024

ARIZONA, ILA
ARIZONA

8 5 4 5 4 2 3 7 2